GOVERNMENT OF TELANGANA
ABSTRACT

Metropolitan Area & Urban Development Department - Hyderabad Metropolitan Development Authority – Change of land use from Industrial /Manufacturing use zone and industrial buffer use zone to Residential use zone in Sy No: 67, situated at Pet Baseerabad (V), Quthbullapur (M), Medchal-Malkajgiri District to an extent of 6171.45 Sq.Mts. – Confirmation of Draft Variation – Notification – Issued.

METROPOLITAN AREA & URBAN DEVELOPMENT (Plg.I(1)) DEPARTMENT

G.O.Ms.No. 68 **Dated: 21-02-2026**

Read the following:-

1. From the Metropolitan Commissioner, HMDA, Lr.No.062713/ MED/CLU/U6/HMDA/ 27052024, Dt: 17.05.2025.
2. Minutes of the CLU Committee Meeting held on 14.07.2025.
3. Govt.Memo No.9227/Plg.I(1)/2025, Dated:31.07.2025
4. From the Metropolitan Commissioner, HMDA, Lr.No.062713 /MED/CLU/U6/HMDA 2705 2024, Dated:15.09.2025.
5. Govt.Letter No.9227/Plg.I(1)/2025, Dated:07.10.2025
5. From the Metropolitan Commissioner, HMDA, Lr.No.062713/ MED/CLU/U6/HMDA 27052024, Dated:11.12.2025.

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ORDER:

The draft variation to the land use envisaged in the notified Erstwhile area Master Plan in Kukatpally Segment vide. G.O.Ms.No.288 MA, dt:03.04.2008, HUDA -2021 approved by the Government Vide G.O.Ms.No.288 MA, dt:03.04.2008, issued in Government Memo 3rd read above, was published in the extraordinary issue of the Telangana Gazette No.146, Dated:05.08.2025. No objections or suggestions have been received from the public within the stipulated period. It is reported by the Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad that applicant have remitted Conversion / Change of Land Use Charges of Rs. 15,42,863/- (Rupees Fifteen Lakhs Forty Two Thousand Eight Hundred and Sixty Three Only) paid vide challan no. 1218, Dt: 27.10.2025. Hence, the draft variation is confirmed.

2. The following notification shall be published in the next issue of Extra-ordinary Telangana Gazette.

3. The Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad shall publish a notice in newspapers as specified in sub-section (4) of Section 15 of HMDA Act, 2008 on or before the date of Gazette Notification and furnish the copies of same to the Government.

NOTIFICATION

In exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the notified erstwhile area Master Plan in Kukatpally Segment vide. G.O.Ms.No.288 MA, dt:03.04.2008 HUDA -2021 approved by the Government Vide G.O.Ms.No.288 MA, dt:03.04.2008, as required by sub-section (1) of the said section.

VARIATION

The site in in Sy No: 67, situated at Pet Baseerabad (V), Quthbullapur (M), Medchal-Malkajgiri District to an extent of 6171.45 Sq.Mts, which is presently earmarked for Industrial /Manufacturing use zone and industrial buffer use zone as per the notified Erstwhile area Master Plan in Kukatpally Segment vide. G.O.Ms.No.288 MA, dt:03.04.2008 by the Government, is now designated as Residential use zone, subject to the following conditions:

1. The owner/applicant is solely responsible for any misrepresentation with regard to ownership/title land ceiling clearance etc and they responsible for any damage claiming by any one on account of change of land use proposed.
2. The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dt:07.04.2012.
3. The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
4. If any dispute occurs regarding ownership of the applicant will be whole responsible for that.
5. CLU shall not be used as proof of any title of the land.
6. The applicant has to fulfill any other condition as may be imposed by the Competent Authority.
7. The Change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
8. The applicant shall demolish the existing building falling in the set-backs if any as per G.O.Ms.No.168, Dt: 07.04.2012.

SCHEDULE OF BOUNDARIES

East	:	Sy.No.67 part of Jeedimetla Village
West	:	Kacha road and Sy.No.68 of Jeedimetla Village.
North	:	Godowns, Village Boundary of Jeedimetla.
South	:	Sy.No.66 of Jeedimetla

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

JAYESH RANJAN
SPECIAL CHIEF SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery & Stores Purchase, Hyderabad.
The Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad.

Copy to:
The individual through the Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad
The Special Officer and Competent Authority,
Urban Land Ceiling, Hyderabad. (in name cover)
The District Collector, Medchal-Malkajgiri District.
Sc/Sf.

//FORWARDED BY ORDER//

SECTION OFFICER